

Item # 603

ORDINANCE NO. Late Backup

1 AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE
2 PROPERTY LOCATED AT 10401 ANDERSON MILL ROAD FROM RURAL
3 RESIDENCE (RR) DISTRICT AND COMMUNITY COMMERCIAL (GR)
4 DISTRICT TO COMMUNITY COMMERCIAL-CONDITIONAL OVERLAY (GR-
5 CO) COMBINING DISTRICT.

6
7 **BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:**

8
9 **PART 1.** The zoning map established by Section 25-2-191 of the City Code is amended to
10 change the base district from rural residence (RR) district and community commercial
11 (GR) district to community commercial-conditional overlay (GR-CO) combining district
12 on the property described in Zoning Case No. C14-2007-0240, on file at the Neighborhood
13 Planning and Zoning Department, as follows:

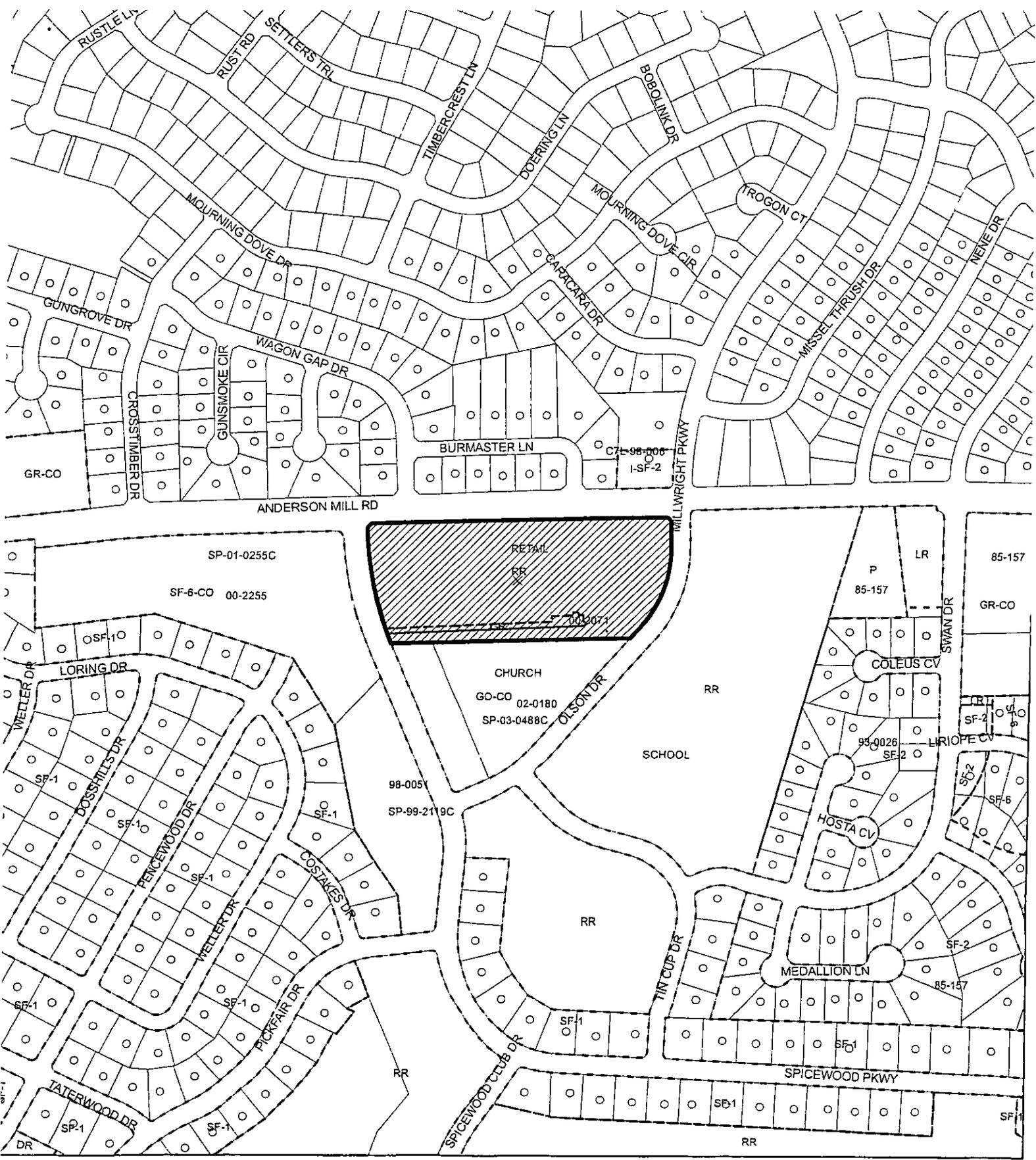
14
15 Lot 1, Anderson Ridge Section 1 Subdivision, a subdivision in the City of Austin,
16 Williamson County, Texas, according to the map or plat of record in Cabinet 84,
17 Slide 92B, Official Public Records of Williamson County, Texas (the "Property"),

18
19 locally known as 10401 Anderson Mill Road, in the City of Austin, Williamson County,
20 Texas, and generally identified in the map attached as Exhibit "A".

21
22 **PART 2.** The Property within the boundaries of the conditional overlay combining district
23 established by this ordinance is subject to the following conditions:

24
25 A. The following uses are prohibited uses of the Property:

- | | | |
|----|--|----------------------------------|
| 26 | Automotive repair services | Automotive rentals |
| 27 | Automotive sales | Automotive washing (of any type) |
| 28 | Bail bond services | Commercial off-street parking |
| 29 | Drop-off recycling collection facility | Exterminating services |
| 30 | Funeral services | Hotel-motel |
| 31 | Indoor entertainment | Outdoor entertainment |
| 32 | Outdoor sports and recreation | Pawn shop services |
| 33 | Research services | Theater |
| 34 | Hospital services (general) | |



-  SUBJECT TRACT
-  ZONING BOUNDARY
-  PENDING CASE

ZONING EXHIBIT A

ZONING CASE#	C14-2007-0240
ADDRESS	10401 ANDERSON MILL RD
SUBJECT AREA:	8.03 ACRES
GRID	F37
MANAGER	S. SIRWAITIS



1" = 400'
OPERATOR S. MEEKS

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